

FILED  
9/15/22 9:08 am  
CLERK  
U.S. BANKRUPTCY  
COURT - WDPA

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE: Paul A. Novak

Debtor(s)

Deutsche Bank National Trust Company, as Trustee, in  
trust for registered Holders of Long Beach Mortgage  
Loan Trust 2004-1, Asset-Backed Certificates, Series  
2004-1,

Movant

v.

Paul A. Novak  
Mary Beth Novak

Respondents

and

Ronda J. Winnecour, Trustee

Additional Respondent

BK. NO. 22-20297 TPA

CHAPTER 13

Related to Docket #32

ORDER MODIFYING SECTION 362 AUTOMATIC STAY

AND NOW, this *14th* day of *September, 2022*, upon Motion of Deutsche Bank National Trust Company, as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2004-1, Asset-Backed Certificates, Series 2004-1, its successors and/or assigns, it is

**ORDERED THAT:** The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is modified with respect to the subject premises located at 5148 Baptist Road, Whitehall, PA 15236 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.

*Furthermore, the oral motion  
of the Ch 13 Trustee to  
dismiss is granted  
w/o prejudice*

  
United States Bankruptcy Judge

In re:  
Paul A. Novak  
Debtor

Case No. 22-20297-TPA  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0315-2  
Date Rcvd: Sep 15, 2022

User: auto  
Form ID: pdf900

Page 1 of 4  
Total Noticed: 36

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
++	Addresses marked '++' were redirected to the recipient's preferred mailing address pursuant to 11 U.S.C. § 342(f)/Fed. R. Bank. P. 2002(g)(4).
^	Addresses marked '^' were sent via mandatory electronic bankruptcy noticing pursuant to Fed. R. Bank. P. 9036.

### Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Sep 17, 2022:

Recip ID	Recipient Name and Address
db	+ Paul A. Novak, 4607 Library Road, Ste 220-66, Bethel Park, PA 15102-6902
15455992	+ Allegheny Health Network, 12311 Perry Highway, Wexford, PA 15090-8344
15455997	++ COLUMBIA GAS, 290 W NATIONWIDE BLVD 5TH FL, BANKRUPTCY DEPARTMENT, COLUMBUS OH 43215-4157 address filed with court:, Columbia Gas, P.O. Box 117, Columbus, OH 43216
15455998	+ Columbia Gas, P.O. Box 742637, Cincinnati, OH 45274-2637
15455999	+ Condor Captl, 165 Oser Av, Hauppauge, NY 11788-3710
15456003	+ First Associates Loan Servicing, LLC, P.O. Box 503430, San Diego, CA 92150-3430
15456006	+ Jordan Tax Service, Inc., 102 Rahway Road, Canonsburg, PA 15317-3349
15456007	+ KML, 701 Market Street, Suite 5000, Philadelphia, PA 19106-1541

TOTAL: 8

### Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
cr	+ Email/Text: ebnjts@grblaw.com	Sep 15 2022 23:42:00	Borough of Whitehall, Jeffrey R. Hunt, Esquire, 525 William Penn Place, Suite 3110, Pittsburgh, PA 15219, UNITED STATES 15219-1753
cr	+ Email/PDF: acg.acg.ebn@aisinfo.com	Sep 15 2022 23:48:24	Capital One Auto Finance, a division of Capital On, 4515 N Santa Fe Ave. Dept. APS, Oklahoma City, OK 73118-7901
15455993	Email/PDF: ebn_ais@aisinfo.com	Sep 15 2022 23:48:25	American Info Source Lp, Post Office Box 248848, Oklahoma City, OK 73124-8848
15455994	+ Email/Text: ebnjts@grblaw.com	Sep 15 2022 23:42:00	Borough of Whitehall, c/o Goehring Rutter & Boehm, 437 Grant Street, 14th Floor, Pittsburgh, PA 15219-6101
15483517	+ Email/Text: ebnjts@grblaw.com	Sep 15 2022 23:42:00	Borough of Whitehall, c/o GRB Law, Jeffrey R. Hunt, Esquire, 525 William Penn Place, Ste. 3110, Pittsburgh, PA 15219-1753
15455995	+ Email/PDF: AIS.cocard.ebn@aisinfo.com	Sep 15 2022 23:48:34	Capital One, Po Box 5253, Carol Stream, IL 60197-5253
15456000	+ Email/PDF: creditonebknofications@resurgent.com	Sep 15 2022 23:48:25	Credit One Bank Na, Po Box 98872, Las Vegas, NV 89193-8872
15456001	+ Email/Text: BKSPSElectronicCourtNotifications@spservicing.com	Sep 15 2022 23:43:00	Deutsche Bank National Trust Company, c/o Select Portfolio Servicing, Inc., P.O. Box 65250, Salt Lake City, UT 84165-0250
15474563	Email/Text: BKSPSElectronicCourtNotifications@spservicing.com	Sep 15 2022 23:43:00	Deutsche Bank National Trust Company, at. el, c/o Select Portfolio Servicing, Inc., P.O. Box 65250, Salt Lake City UT 84165-0250
15474590	+ Email/Text: jdryer@bernsteinlaw.com	Sep 15 2022 23:42:00	Duquesne Light Company, c/o Bernstein-Burkley, P.C., 601 Grant Street, 9th Floor, Pittsburgh, PA 15219-4430

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15456002	+ Email/Text: kbarkley@bernsteinlaw.com	Sep 15 2022 23:43:00	Duquesne Light Company, c/o Peter J. Ashcroft, Esquire, Bernstein Law Firm, P.C., 707 Grant St. Suite 2200, Gulf Tower, Pittsburgh, PA 15219-1900
15456004	Email/Text: GCSBankruptcy@gcserv.com	Sep 15 2022 23:42:00	G C Services, 6330 Gulfton St Ste 400, Houston, TX 77081
15456005	+ Email/Text: GMFINANCIAL@EBN.PHINSOLUTIONS.COM	Sep 15 2022 23:43:00	Gm Financial, Po Box 181145, Arlington, TX 76096-1145
15462517	+ Email/Text: sbse.cio.bnc.mail@irs.gov	Sep 15 2022 23:43:00	Internal Revenue Service, 1000 Liberty Avenue, Room 727, Pittsburgh, PA 15222-4107
15455996	Email/PDF: ais.chase.ebn@aisinfo.com	Sep 15 2022 23:48:34	Chase Mtg, Po Box 24696, Columbus, OH 43224
15456007	^ MEBN	Sep 15 2022 23:36:22	KML, 701 Market Street, Suite 5000, Philadelphia, PA 19106-1541
15474625	Email/PDF: resurgentbknotifications@resurgent.com	Sep 15 2022 23:48:30	LVNV Funding, LLC, Resurgent Capital Services, PO Box 10587, Greenville, SC 29603-0587
15456008	+ Email/PDF: cbp@onemainfinancial.com	Sep 15 2022 23:48:29	Onemain Fi, Po Box 499, Hanover, MD 21076-0499
15456009	+ Email/Text: csc.bankruptcy@amwater.com	Sep 15 2022 23:43:00	PA American Water, PO Box 578, Alton, IL 62002-0578
15456010	Email/PDF: PRA_BK2_CASE_UPDATE@portfoliorecovery.com	Sep 15 2022 23:48:35	Portfolio Recovery Associates, LLC, POB 12914, Norfolk, VA 23541
15456011	+ Email/PDF: resurgentbknotifications@resurgent.com	Sep 15 2022 23:48:25	PYOD LLC, C/O Resurgnet Capital, PO Box 19008, Greenville, SC 29602-9008
15461657	+ Email/PDF: resurgentbknotifications@resurgent.com	Sep 15 2022 23:48:25	PYOD, LLC, Resurgent Capital Services, PO Box 19008, Greenville, SC 29602-9008
15473095	Email/Text: bnc-quantum@quantum3group.com	Sep 15 2022 23:43:00	Quantum3 Group LLC as agent for, Genesis FS Card Services Inc, PO Box 788, Kirkland, WA 98083-0788
15456015	Email/PDF: ais.sprint.ebn@aisinfo.com	Sep 15 2022 23:48:23	Sprint, Customer Service, P.O. Box 8077, London, KY 40742
15456012	+ Email/Text: enotifications@santanderconsumerusa.com	Sep 15 2022 23:43:00	Santander Consumer Usa, Po Box 961245, Ft Worth, TX 76161-0244
15456013	+ Email/Text: BKSPSElectronicCourtNotifications@spservicing.com	Sep 15 2022 23:43:00	Select Portfolio Servicing, P.O. Box 65250, Salt Lake City, UT 84165-0250
15456014	+ Email/Text: BKSPSElectronicCourtNotifications@spservicing.com	Sep 15 2022 23:43:00	Select Portfolio Svcin, Po Box 65250, Salt Lake City, UT 84165-0250
15456016	+ Email/PDF: gecsed@recoverycorp.com	Sep 15 2022 23:48:24	Synbc/jcp, Po Box 965007, Orlando, FL 32896-5007
15456017	+ Email/Text: wfmelectronicbankruptcyntifications@verizonwireless.com	Sep 15 2022 23:42:00	Verizon, 500 Technology Drive Suite 30, Weldon Spring, MO 63304-2225

TOTAL: 29

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
cr		Deutsche Bank National Trust Company, as Trustee,
cr	*+	Duquesne Light Company, c/o Bernstein-Burkley, P.C., 601 Grant Street, 9th Floor, Pittsburgh, PA 15219-4430
15462501	*+	Allegheny Health Network, 12311 Perry Highway, Wexford, PA 15090-8344
15462502	*	American Info Source Lp, Post Office Box 248848, Oklahoma City, OK 73124-8848
15462503	*+	Borough of Whitehall, c/o Goehring Rutter & Boehm, 437 Grant Street, 14th Floor, Pittsburgh, PA 15219-6101
15462506	*P++	COLUMBIA GAS, 290 W NATIONWIDE BLVD 5TH FL, BANKRUPTCY DEPARTMENT, COLUMBUS OH 43215-4157,

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		address filed with court:, Columbia Gas, P.O. Box 117, Columbus, OH 43216
15462504	*+	Capital One, Po Box 5253, Carol Stream, IL 60197-5253
15462507	*+	Columbia Gas, P.O. Box 742637, Cincinnati, OH 45274-2637
15462508	*+	Condor Captl, 165 Oser Av, Hauppauge, NY 11788-3710
15462509	*+	Credit One Bank Na, Po Box 98872, Las Vegas, NV 89193-8872
15462510	*+	Deutsche Bank National Trust Company, c/o Select Portfolio Servicing, Inc., P.O. Box 65250, Salt Lake City, UT 84165-0250
15462511	*+	Duquesne Light Company, c/o Peter J. Ashcroft, Esquire, Bernstein Law Firm, P.C., 707 Grant St. Suite 2200, Gulf Tower, Pittsburgh, PA 15219-1900
15462512	*+	First Associates Loan Servicing, LLC, P.O. Box 503430, San Diego, CA 92150-3430
15462513	*P++	GC SERVICES LIMITED PARTNERSHIP, 6330 GULFTON, HOUSTON TX 77081-1198, address filed with court:, G C Services, 6330 Gulfton St Ste 400, Houston, TX 77081
15462514	*+	Gm Financial, Po Box 181145, Arlington, TX 76096-1145
15462516	*	Internal Revenue Service, Insolvency Unit, POB 628, Pittsburgh, PA 15230
15462515	*+	Internal Revenue Service, Insolvency Unit, POB 7346, Philadelphia, PA 19101-7346
15462505	*P++	JPMORGAN CHASE BANK N A, BANKRUPTCY MAIL INTAKE TEAM, 700 KANSAS LANE FLOOR 01, MONROE LA 71203-4774, address filed with court:, Chase Mtg, Po Box 24696, Columbus, OH 43224
15462518	*+	Jordan Tax Service, Inc., 102 Rahway Road, Canonsburg, PA 15317-3349
15462519	*+	KML, 701 Market Street, Suite 5000, Philadelphia, PA 19106-1541
15462520	*+	Onemain Fi, Po Box 499, Hanover, MD 21076-0499
15462521	*+	PA American Water, PO Box 578, Alton, IL 62002-0578
15462522	*P++	PORTFOLIO RECOVERY ASSOCIATES LLC, PO BOX 41067, NORFOLK VA 23541-1067, address filed with court:, Portfolio Recovery Associates, LLC, POB 12914, Norfolk, VA 23541
15462523	*+	PYOD LLC, C/O Resurgnet Capital, PO Box 19008, Greenville, SC 29602-9008
15462527	*P++	SPRINT, C O AMERICAN INFOSOURCE, 4515 N SANTA FE AVE, OKLAHOMA CITY OK 73118-7901, address filed with court:, Sprint, Customer Service, P.O. Box 8077, London, KY 40742
15462524	*+	Santander Consumer Usa, Po Box 961245, Ft Worth, TX 76161-0244
15462525	*+	Select Portfolio Servicing, P.O. Box 65250, Salt Lake City, UT 84165-0250
15462526	*+	Select Portfolio Svcin, Po Box 65250, Salt Lake City, UT 84165-0250
15462528	*+	Syncb/jcp, Po Box 965007, Orlando, FL 32896-5007
15462529	*+	Verizon, 500 Technology Drive Suite 30, Weldon Spring, MO 63304-2225

TOTAL: 1 Undeliverable, 29 Duplicate, 0 Out of date forwarding address

## NOTICE CERTIFICATION

**I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Sep 17, 2022

Signature: /s/Gustava Winters

## CM/ECF NOTICE OF ELECTRONIC FILING

**The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 15, 2022 at the address(es) listed below:**

Name	Email Address
Brian Nicholas	on behalf of Creditor Deutsche Bank National Trust Company as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2004-1, Asset-Backed Certificates, Series 2004-1 bnicholas@kmlawgroup.com
Denise Carlon	on behalf of Creditor Deutsche Bank National Trust Company as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2004-1, Asset-Backed Certificates, Series 2004-1 dcarlon@kmlawgroup.com
Jeffrey R. Hunt	on behalf of Creditor Borough of Whitehall jhunt@grblaw.com
Keri P. Ebeck	

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on behalf of Creditor Duquesne Light Company kebeck@bernsteinlaw.com jbluemle@bernsteinlaw.com

Office of the United States Trustee

ustpreion03.pi.ecf@usdoj.gov

Paul W. McElrath, Jr.

on behalf of Debtor Paul A. Novak ecf@mcelrathlaw.com donotemail.ecfbackuponly@gmail.com

Ronda J. Winnecour

cmecf@chapter13trusteewdpa.com

TOTAL: 7